



\$375,000

1230 N DODGE BLVD, TUCSON, AZ 85716, USA

<https://rehomes.us>

- 3 Plex
- Multifamily
- Active

Fully occupied triplex waiting to be yours! Conveniently located in central Tucson, the property is near the U of A, shopping, and nightlife. Inside, the units feature tile and vinyl floors making cleaning quick and easy. Your next chapter starts here!



Basics

Category: Multifamily

Status: Active

List Price/SqFt: 171.39

List Number Main: 22324344

Municipality/Zoning: Tucson - R2

View: None

Type: 3 Plex

Year built: 1960

County: Pima

Lot Acres: 0.21 acres

Lot Dimensions: 119' x 84' x 98' x 119'

Attached/Detached: Attached





Description

Legal Description: Speedway Park N75' Of Lot 6 Blk 10



Rooms

Sauna Level: TUSD

Kitchen Features: **Appliance Color:** White

Dining Areas: Eat-In Kitchen

Extra Room: None

Kitchen Features: **Pantry:** Cabinet

Breakfast: Area

Dining Room: Area



Building Details

Lot Features: East/West Exposure,Subdivided

Roof: Built-Up - Reflect

Style: Ranch

Construction Status: Existing

Floor covering: Carpet, Ceramic Tile

Construction: Concrete Block

Fence: Wood



Miscellaneous



Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Special Listing Conditions: None

Subdivision Name: Speedway Addition

Unit 2 Details: Rent: 650

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: City

Driveway: Paved: Gas Range, Refrigerator

Home Protection: Offered: No

Assessments: \$0

Community: None

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Dirt, Gravel

Technology: Cable TV, High Speed Internet, Telephone

Income: Gross Scheduled Rent: 27000.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 4.00, 14.62

Analysis: Vacancy Rate %: 5.00

Analysis: Exp % of Gross: 41.50

UnBranded Virtual Tour: [Owner, Single](#)

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other: Graded, Low Care, Trees

Direction: N

Horse Facilities: No

Landscape - Rear: Other: None

Association & Fees: HOA: No

Fema Flood Zone: No

Section: 4

Attribution Contact: lopez@mlslisting.net

Tax Code: 122-18-2020

Property Disclosures: Lead Based Paint, Unknown

Road Maintenance: City

Terms: Cash, Conventional, Submit

Income: Vacancy Loss: 1350.00

Income: Total Expenses: \$10,645.93

Analysis: Gross Rent Multi: 14.62

Analysis: Exp/SqFt: 4.87 sq ft

Listing Office

Listing Office ShortId: 16719

Listing Office Phone: (520) 918-4800

Listing Office Url:
<http://www.LongRealty.com>

ListingOfficeName: Long Realty Company

Listing Office Address: 6410 E. Tanque Verde Rd., Tucson, AZ 85715

Listing Member Phone: (520) 585-8105, 29866



Units Information

- Unit 1 Details: Rent:** 800
- Unit 1 Information: Furnished:** No
- Unit 1 Details: SqFt:** 729
- Unit 1 Details: # Full Baths:** 1
- Unit 2 Details: # Bedrooms:** 1
- Unit 2 Details: SqFt:** 729
- Unit 2 Information: Stories:** Single
- Unit 2 Information: Parking:** On Property, On Property
- Unit 3 Details: SqFt:** 729
- Unit 3 Information: Stories:** Single
- Unit 3 Information: Furnished:** No
- Unit 1 Information: Floor:** 1st
- Unit 1 Information: Occupancy:** Yes
- Unit 1 Details: # Bedrooms:** 2
- Unit 1 Information: Parking:** Single
- Unit 2 Details: # Full Baths:** 1
- Unit 2 Information: Furnished:** No
- Unit 2 Information: Floor:** Yes, 1st
- Unit 3 Information: Monthly Rent:** 750
- Unit 3 Details: # Bedrooms:** 2
- Unit 3 Information: Occupancy:** Yes
- Unit 4 Details: # Full Baths:** 1

Amenities & Features

- Interior Features:** Ceiling Fan(s),Smoke Detector, No
- Sewer:** Connected
- Neighborhood Feature:** Lighted,Paved Street,Sidewalks,Street Lights
- Assoc Amenities:** None
- Green Features:** Bath Exhaust Out
- Main Heating:** Forced Air,Natural Gas
- Pool:** None
- Spa:** None
- Water Heater:** Natural Gas
- Gas:** Natural
- Exterior Features:** None
- Accessibility Features:** None
- RV Parking: Other:** None
- Laundry:** None
- Main Cooling:** Central Air,Evaporative Cooling
- Patio/Deck:** Patio
- Security:** Window Bars
- Water:** City Water
- Window Covering:** Some
- Total Parking:** 6

Nearby Schools



High School: Catalina
Elementary School: Wright

Middle School: Doolen

Fees and Taxes

Tax Year: 2023
Expenses: Resident Manager: \$0
Expenses: Management: \$2,700
Expenses: Contract Services: \$0
Expenses: Admin Expenses: \$250
Expenses: Insurance: \$1,250
Expenses: Maintenance Supplies: \$2,500

Expenses: Other Expenses: \$0
Expenses: Taxes/Assessments: \$2,145.93
Expenses: Water/Sewer: \$1,800
Expenses: Figures Presented: \$0
Expenses: Captial Expenses: \$0
Expenses: Gas/Electric: \$0
Taxes: \$2,145.93

